South Cambridgeshire Hall
Cambourne Business Park
Cambourne
Cambridge
CB23 6EA

South Cambridgeshire District Council

[redacted]

Planning Services
Contact: Planning Policy
Direct dial: 01954 713183
Direct email: ldf@scambs.gov.uk

Our ref: B/6/39 Letter A
29 October 2008

Dear Sir / Madam

South Cambridgeshire Local Development Framework
Site Specific Policies Development Plan Document
Responding to a Housing Shortfall Public Consultation

South Cambridgeshire District Council is required to produce plans for the development of 20,000 new houses between 1999 and 2016. Having produced its plans, they are examined by Government appointed inspectors. Those inspectors have concluded that there will be a shortfall of 2,200 houses. This number has now been reduced to about 1,500 houses because the council can count extra unallocated sites (windfalls) where planning permission has been granted over the last year.

The Inspectors have asked the Council to assess additional site options and to put forward its preferred sites for them to consider. The Council has tested 35 new sites on the edge of Cambridge and at the 5 largest villages identified as Rural Centres: Histon & Impington, Great Shelford & Stapleford, Fulbourn, Sawston and Cambourne. Information on all the sites can be viewed in the consultation documents on the Council's website: www.scambs.gov.uk/ldf and in the enclosed leaflet.

The Council is consulting on the Preferred Sites for making up the housing shortfall for 6 weeks between **Friday 31 October and 12 noon Friday on 12 December 2008.** The consultation documents are available to view on the Council's website or at the Council's Cambourne office during normal office hours (8.30am – 5.00pm Monday to Friday). The enclosed leaflet provides details on how you can submit comments on the Preferred Sites.

Please contact the Planning Policy Team if you require any further assistance.

Yours faithfully

GARETH JONES
Corporate Manager (Planning & Sustainable Communities)

Where are the rejected sites?

Edge of Cambridge
- between Huntingdon Road, Histon Road and A14
- north of Barton Road
- north of Fen Road, Milton
- Chesterton Fen, Milton
- Fulbrooke Road, Newnham

Histon & Impington
- south of Manor Park/Somerset Road
- south of Clay Close Lane
- north of Holiday Inn

Fulbourn
- between Teversham Road and Cow Lane
- west of Station Road
- Home End
- either side of Hinds Loder (track)

Cambourne
- west of Cambourne
- north of A428 (two sites)
- Bourn Airfield (two sites)

Great Shelford & Stapleford
- Cabbage Moor
- behind 34 – 60 Hinton Way
- Mingle Lane / Hinton Way
- north of Gog Magog Way
- immediately south of Peacocks
- behind 11 Cambridge Road
- between Stonehill Road and Westfield Road

Sawston
- land at 41 Mill Lane
- behind Whitefield Way
- land at 64 Cambridge Road
- Deal Grove

How do I make my comments?

We would like your views on these proposals for making up the housing shortfall by **12 noon on Friday 12 December 2008**. The consultation documents are available to view on our website: **www.scambs.gov.uk/ldf** or at the Cambourne offices.

You can comment on these sites using:
- the interactive documents at **www.scambs.gov.uk/ldf**
- the electronic representation form by emailing it to: **ldf@scambs.gov.uk**.
- the paper representation form by sending it to:
  Corporate Manager
  (Planning & Sustainable Communities),
  South Cambridgeshire District Council,
  South Cambridgeshire Hall,
  Cambourne Business Park,
  Cambourne,
  Cambridge CB23 6EA

For further information please contact the Planning Policy Team on (01954) 713183 or email: **ldf@scambs.gov.uk**

Produced by South Cambridgeshire District Council.
If you would like a copy of this leaflet in another format, such as large print, or another language, please call (01954) 713183.

South Cambridgeshire District Council

New Housing Sites – HAVE YOUR SAY!

Planning for 20,000 new houses

South Cambridgeshire District Council is required to produce plans for the development of 20,000 new homes between 1999 and 2016. Our plans have now been examined by Government Inspectors who have concluded that there will be a shortfall which now stands at 1,500 houses.

Why are new sites being proposed?

This shortfall is due to a change in circumstances since the plans were submitted in January 2006, primarily that the new town of Northstowe is not coming forward as quickly as anticipated and that a site at Chesterton Sidings is no longer available.

How have the new sites been identified?

The Inspectors have asked us to assess new site options and to put forward preferred sites for them to consider. New sites must be in locations consistent with our agreed approach, which focuses development on Cambridge with only limited development in villages.

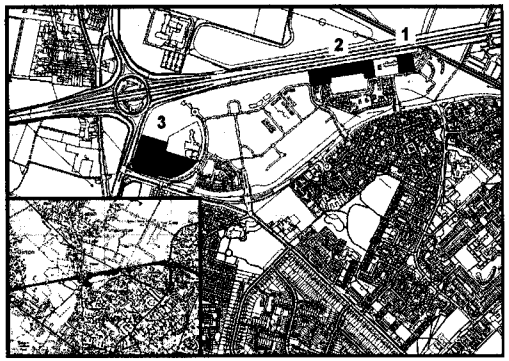
The Council has tested 35 new sites on the edge of Cambridge and at the largest villages identified as rural centres: Histon and Impington, Great Shelford & Stapleford, Fulbourn, Sawston and Cambourne. Information on all the sites can be viewed in the consultation documents at www.scambs.gov.uk/ldf

We will consider all comments received before finalising our list of sites to put to the Inspectors, who will make the final decision in a binding report to the Council which is likely to be received by mid 2009.

What are the proposed new housing sites?

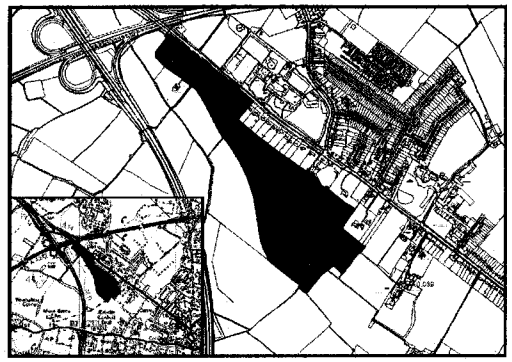
The sites that perform best against the development sequence:

- **three sites at Orchard Park (on the Cambridge Northern Fringe, formerly known as Arbury Park) – total 220 homes**



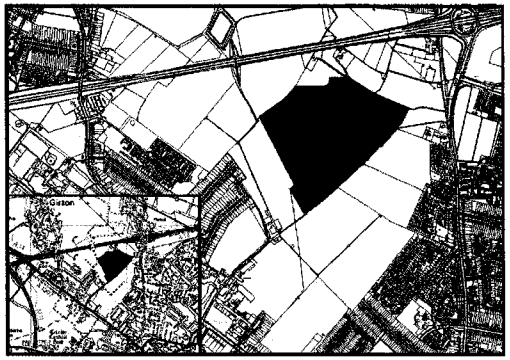
Land already allocated for development and under construction. Using land previously intended for employment, a heritage centre and mixed-uses, but community services, facilities and open spaces will still be provided.

- **North West Cambridge AAP – 910 homes in South Cambridgeshire (550 by 2016)**



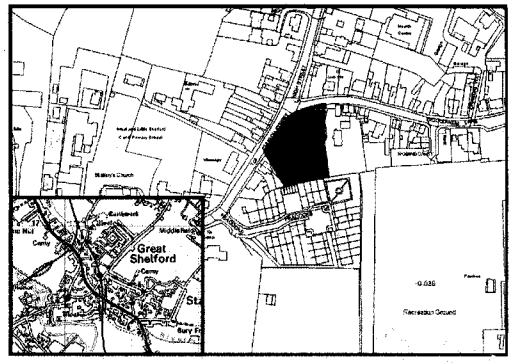
Not a new site, but land already allocated in the North West Cambridge Area Action Plan. A separate public examination will consider this plan in November/ December 2008.

- **Land between Huntingdon Road, Histon Road and A14 (Council's revised site boundary) – 920 homes (810 or 270 by 2016)**



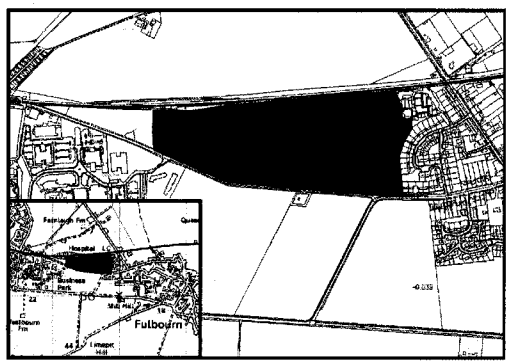
Land is already allocated within Cambridge as far as the district boundary and this would be an additional site. A key issue in the development of this site is the timing of improvements to the A14, which means that either 810 or 270 homes will be delivered by 2016.

- **Powell's Garage, Woollards Lane, Great Shelford – 20 homes**



This previously developed site lies within the village framework at the heart of a rural centre.

- **Ida Darwin Hospital, Fulbourn – 220 to 275 homes (215 by 2016)**



Designated as a major developed site in the Green Belt, this offers potential for redevelopment. With the relocation of health care uses to new facilities at Fulbourn Hospital, the Ida Darwin site could be redeveloped for housing and open space, creating a clearer gap between the village and the hospital site.